

Arapahoe Crossings

6400-6700 South Parker Road | Aurora, CO 80016

 Arapahoe County

 Denver-Aurora-Centennial, CO

 476,299 Sq Ft

39.5975, -104.8014



| Demographics | 1 Mile | 3 Miles | 5 Miles |
|--------------|-----------|-----------|-----------|
| Population | 8,582 | 82,760 | 251,875 |
| Daytime Pop. | 6,779 | 79,019 | 273,866 |
| Households | 3,265 | 29,544 | 93,077 |
| Income | \$159,881 | \$164,209 | \$157,735 |

Source: Synergos Technologies, Inc. 2024

Highly trafficked power center anchored by King Soopers, AMC, Burlington, Ace Hardware, and Planet Fitness with a strong national tenant lineup including Goldfish Swim School, Ace Pickleball Club, 2nd and Charles, and Fuzzy's Taco Shop drawing an estimated 4.4M+ annual visits (Placer.ai 2024)

Surrounded by an affluent and well-educated population with an average household income of \$146K+ and 51% college educated within a 3-mile radius

High visibility from 61K+ VPD on East Arapahoe Rd and 66k+ VPD on South Parker Rd (Kalibrate, 2021)



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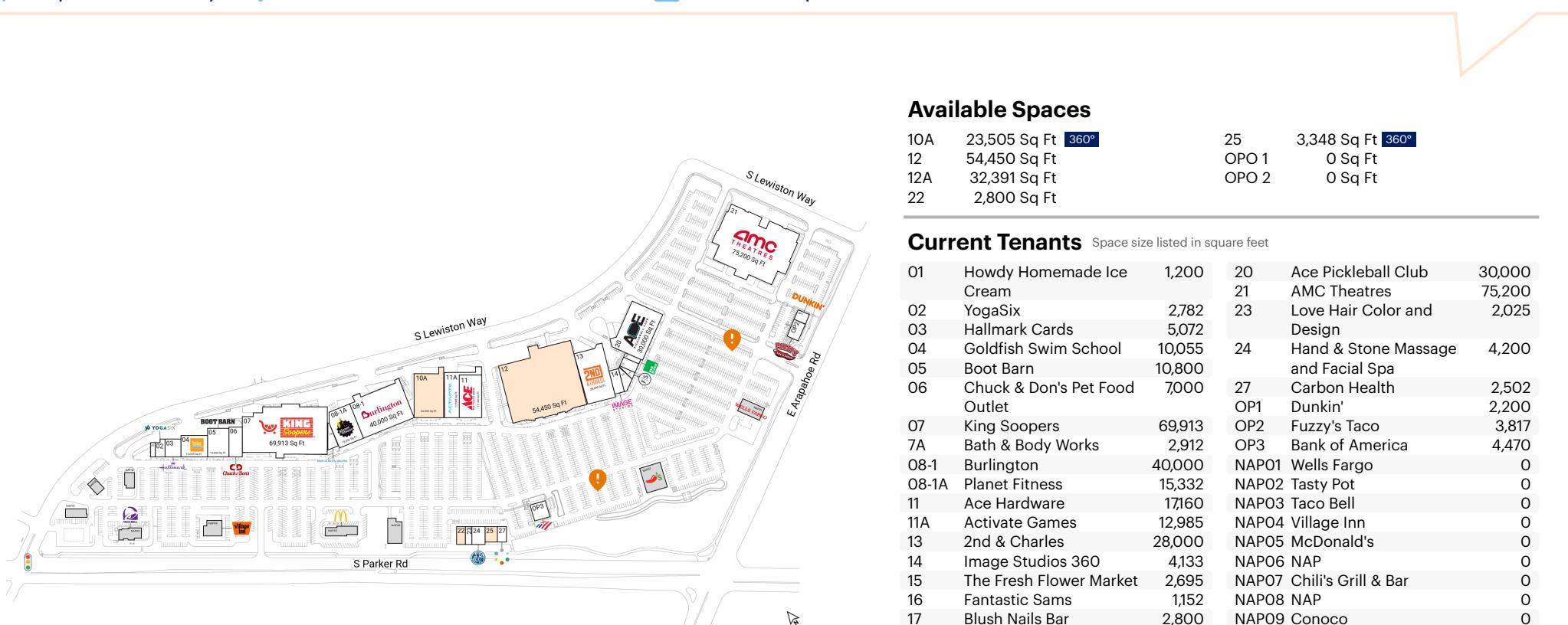
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This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time.

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